



FOR OFFICE USE ONLY  
P&Z CASE NO.: 03-500190  
DATE SUBMITTED: 8-5-03

q: 31 Kc

## ABANDONMENT OF PUBLIC ROW-OF-WAY/EASEMENT APPLICATION

### MINIMUM SUBMITTAL REQUIREMENTS

- ☒ \$300.00 Abandonment of Public Right-of-Way (ROW)/Easement application fee.
- ☒ A completed copy of the attached Abandonment of Public ROW/Easement application.
- ☒ All exhibits processed (except for Exhibit No. 4, which will be processed by staff).

925 EARL Rudder Frwy S.

ADDRESS Vacant Lot at Highway 6 and University Drive East

LEGAL DESCRIPTION Lot One, Block One, Greensworld Phase III, Brazos County, Texas

#### APPLICANT (Primary Contact for the Project):

Name Art Hughes E-Mail art@madison-construction.com  
Street Address 1640 Briarcrest Drive, Suite 125  
City Bryan State Texas Zip Code 77802  
Phone Number 979-268-5520 Fax Number 979-268-6022

#### PROPERTY OWNER'S INFORMATION (if different from above):

Name Salim Ismail E-Mail s.ismail@hiecs.com  
Street Address 1203 University Drive East  
City College Station State TX Zip Code 77845  
Phone Number 979-846-8700 Fax Number 979-846-8709

*The applicant has prepared this application and certifies that the facts stated herein and exhibits attached hereto are true and correct.*

  
Signature of Owner, Agent or Applicant

8/4/03  
Date

**APPLICATION FOR  
THE ABANDONMENT OF A  
PUBLIC RIGHT-OF-WAY/EASEMENT**

Date: July 31, 2003

Location of Right-of-Way/Easement to be Abandoned: Highway 6 and University  
Drive East, Brazos County, TX

Property Owner's Name & Address: Salim Ismail, 1203 University Drive East,  
College Station, Texas 77845

Property Owner's Phone Number: 979-846-8700

**TO THE MAYOR AND CITY COUNCIL OF THE CITY OF COLLEGE STATION:**

The undersigned hereby makes application for the abandonment of that portion of the above right-of-way particularly described in Exhibit No. 1, attached. In support of this application, the undersigned represents and warrants the following:

1. The undersigned will hold the City of College Station harmless, and indemnify it against all suits, costs, expenses, and damages that may arise or grow out of such abandonment.
2. Attached, marked Exhibit No. 1, are two sealed metes and bounds descriptions (dividing the area in half) of the area sought to be abandoned, prepared by a Registered Public Surveyor.
3. Attached, marked Exhibit No. 2, are two copies of a plat or detailed sketch of that portion of the public right-of-way/easement sought to be abandoned and the surrounding area to the nearest streets in all directions, showing the abutting lots and block, and the subdivision in which the above described right-of-way/easement is situated, together with the record owners of such lots.
4. Attached, marked Exhibit No. 3, is the consent of all public utilities to the abandonment.
5. Attached, marked Exhibit No. 4, is the consent of the City of College Station staff to the abandonment.
6. Attached, marked Exhibit No. 5, is the consent of all the abutting property owners, except the following: (if none, so state)

None

7. Such public right-of-way/easement should be abandoned because:

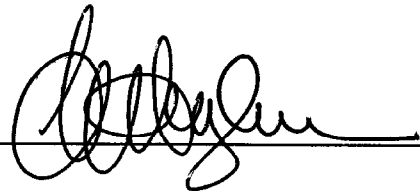
The existing easement runs diagonally through the center of this property. The property owner is paying for relocating the sewer line that is in the easement to the perimeter of subject property.

8. Such public right-of-way/easement has been and is being used as follows:

A City of College Station sanitary sewer main is the only utility located in this easement.

I swear that all of the information contained in this application is true and correct to the best of my knowledge and belief.

Applicant's Signature: \_\_\_\_\_



Applicant's Name:

Art Hughes

Applicant's Address:

1640 Briarcrest Drive, Suite 125

Bryan, Texas 77802

Applicant's Phone Number:

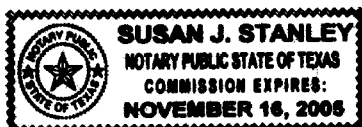
979-268-5520

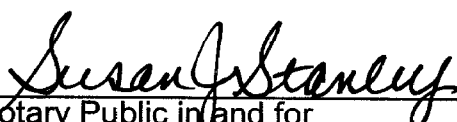
STATE OF TEXAS }

COUNTY OF BRAZOS }

#### ACKNOWLEDGMENT

Subscribed and sworn to before me, a Notary Public, this 18 day of August, 2003, by Art Hughes.



  
Notary Public in and for  
the State of Texas

Application for Abandonment of  
a Public Right-of-Way/Easement

Located: Highway 6 and University Drive East, described as Lot One, Block One,  
Greensworld Phase III

**EXHIBIT NO. 1**

Attached are two sealed copies of the metes and bounds description (dividing the area in half) of the public right-of-way/easement situated in **Greensworld Phase III** Addition/Subdivision to the City of College Station, Brazos County, Texas, sought to be abandoned.

20' Wide Sanitary Sewer Easement  
to be abandoned across  
Greensworld Subdivision - Phase Three  
Volume 4059, Page 57  
Richard Carter Survey, A-83  
College Station, Brazos County, Texas

Field notes of a 20' wide strip, lying and being situated in the Richard Carter Survey, Abstract No. 8, College Station, Brazos County, Texas, and being part of Lot 1, Blk 1, of Greensworld Subdivision - Phase Three according to the plat recorded in Volume 4059, Page 57, of the Official Records of Brazos County, Texas, and being more particularly described as follows:

**COMMENCING** at the ½" iron rod found marking the northwest corner of the beforementioned Lot 1, Blk 1 - Greensworld Subdivision - Phase Three in the east right-of-way line of Earl Rudder Freeway (State Highway Ho. 6 - East By-Pass);

**THENCE** N 75° 00' 38" E along the north line of the beforementioned Lot 1, Blk 1 - Greensworld Subdivision - Phase Three, for a distance of 32.61 feet to a 60d nail in the southwest line of a 20' City of College Station sanitary sewer easement recorded in Volume 399, Page 107, of the Deed Records of Brazos County, Texas;

**THENCE** along the southwest line of the beforementioned 20' wide sanitary sewer easement, and through the interior of the beforementioned Lot 1, Blk 1, as follows:

S 35° 45' 18" E for a distance of 131.35 feet to a 60d nail set for angle point corner,  
S 56° 45' 14" E for a distance of 29.87 feet to a 60d nail set for the **PLACE OF BEGINNING** of this description;

**THENCE** N 18° 13' 02" W across the beforementioned 20' wide sanitary sewer easement for a distance of 32.10 feet to a nail set in the northeast line of said easement;

**THENCE** S 56° 45' 14" E along the northeast line of the beforementioned easement for a distance of 428.22 feet to a nail set, same being in a curve, concave to the north, having a radius of 110.00 feet;

**THENCE** across the beforementioned 20' wide sanitary sewer easement and along a line, parallel with and 20' north of the south line of said Lot 1, Blk 1 - Greensworld Subdivision - Phase Three, as follows:

Westerly along said curve for an arc length of 28.77 feet to a nail set at the end of this curve, the chord bears N 82° 38' 42" W - 28.69 feet, from which a ½" iron rod found at the beginning of a curve with south line of said Lot 1, Blk 1 bears S 14° 50' 49" W - 20.00 feet;

N 75° 09' 11" W for a distance of 23.68 feet to a nail set in the southwest line of said 20' wide sanitary sewer easement;

**THENCE** N 56° 45' 14" W along the southwest line of the beforementioned 20' wide sanitary sewer easement for a distance of 354.84 feet to the **PLACE OF BEGINNING**, encompassing an area of 0.18 acre, more or less.



Surveyed July 2003

By:

S. M. Kling  
R.P.L.S. No. 2003

Prepared 07/31/2003

kes03-03a:20'ssezm-t-greensworld-subp3-wpd

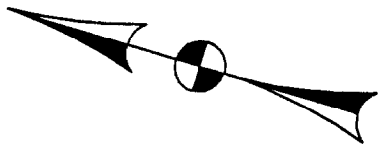
Application for Abandonment of  
a Public Right-of-Way/Easement

Located: Highway 6 and University Drive East, described as Lot One, Block One,  
Greensworld Phase III

**EXHIBIT NO. 2**

Attached are two copies of a plat or detailed sketch of the public right-of-way/easement sought to be abandoned in the above-mentioned application, showing the surrounding area to the nearest streets in all directions, abutting lots, the block or blocks in which the portion of the public right-of-way/easement sought to be vacated is situated, and the addition or subdivision in which the portion of the public right-of-way/easement sought to be abandoned is situated. Also, the names of record owners of the abutting lots are shown.

SCALE: 1"=60'



# EASEMENT ABANDONMENT

5.05 ACRES  
34.13 ACRES

GREENSWORLD PHASE III  
LOT ONE-3.00 ACRES  
BLOCK ONE  
PLATTED - VOL. 4059, PG. 57

PORTION OF  
EASEMENT TO BE  
ABANDONED  
0.18 ACRE

CITY OF COLLEGE STATION  
SANITARY SEWER EASEMENT  
VOL. 599, PG. 107

PROPOSED  
SEWER EASEMENT  
(0.21 AC.)

GREENSWORLD  
SUBD. - PH. II  
VOL. 2478, PG. 255

LOT 1  
BLOCK 1

STATE HIGHWAY 6 - ACCESS ROAD

## CURVE TABLE

C #	DELTA	RADIUS	LENGTH	BEARING	CHORD
C1	12°14'25"	130.00'	27.77'	N 81°16'23"W	27.72'

Application for Abandonment of  
a Public Right-of-Way/Easement

Located: Highway 6 and University Drive East, described as Lot One, Block One,  
Greensworld Phase III

**EXHIBIT NO. 3**

The undersigned public utility companies, using or entitled to use, under the terms and provisions of our respective franchises with the City of College Station, that portion of the public right-of-way/utility easement sought to be abandoned in the Application for Abandonment above referred to, do hereby consent to the abandonment of the described portion thereof.

TXU GAS COMPANY

BY: \_\_\_\_\_  
Title \_\_\_\_\_

VERIZON TELEPHONE COMPANY

BY: \_\_\_\_\_  
Title \_\_\_\_\_

COX COMMUNICATIONS

BY: \_\_\_\_\_  
Title \_\_\_\_\_



Application for Abandonment of  
a Public Right-of-Way/Easement

Located: Highway 6 and University Drive East, described as Lot One, Block One,  
Greensworld Phase III


**EXHIBIT NO. 4**


The undersigned, City staff of the City of College Station, certify that they have carefully considered the Application for Abandonment of the public right-of-way/easement referred to above from the standpoint of City of College Station ordinances and with respect to present and future needs of the City of College Station and see no objection to the requested abandonment from the City's standpoint.

\_\_\_\_\_  
Engineer  
City of College Station

  
\_\_\_\_\_  
Zoning Official  
City of College Station

\_\_\_\_\_  
Director of Public Utilities  
City of College Station

  
\_\_\_\_\_  
Building Official  
City of College Station

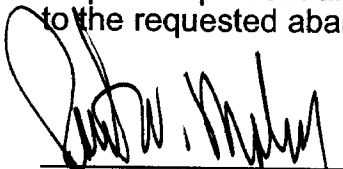
  
\_\_\_\_\_  
Fire Marshal  
City of College Station

Application for Abandonment of  
a Public Right-of-Way/Easement

Located: Highway 6 and University Drive East, described as Lot One, Block One,  
Greensworld Phase III

**EXHIBIT NO. 4**

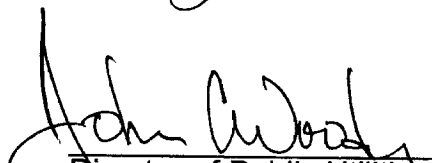
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\_\_\_\_\_  
Engineer  
City of College Station

\_\_\_\_\_  
Building Official  
City of College Station

  
\_\_\_\_\_  
Zoning Official  
City of College Station

\_\_\_\_\_  
Fire Marshal  
City of College Station

 090203  
\_\_\_\_\_  
Director of Public Utilities  
City of College Station

  
Elect  
8/26/03

Legal preparing resolution for  
abandonment that allows present  
easement to remain until new  
line and easement are in place  
DRS  
6-02-03  
-7-

Application for Abandonment of  
a Public Right-of-Way/Easement

Located: Highway 6 and University Drive East, described as Lot One, Block One,  
Greensworld Phase III

**EXHIBIT NO. 5**

The undersigned, owners of property abutting upon that portion of the public right-of-way/easement named and described in the Application for Abandonment of a Public Right-of-Way/Easement referred to above, do hereby consent to such abandonment.

NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

\_\_\_\_\_

NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

\_\_\_\_\_

NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

\_\_\_\_\_

NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

\_\_\_\_\_